GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Kakinada Municipal Corporation – Change of Land Use from Public and Semi-Public use to Residential use to an area of 1361.65Sq.m in S.No.211/4P and Public and Semi-Public use to General Commercial use to an extent of 993.68Sq.m in Sy.No.211/4P of Suryaraopet(V), Kondayyapalem Military Road, Kakinada orders issued vide G.O.Ms.No.181, MA&UD (H1) Dept. dated 06.09.2014 – Deletion of condition of 10% Open space – Draft Variation – Confirmation orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H2) DEPARTMENT

G.O.MS.No. 45 **Dated: 29-01-2018**

Read the following:-

1. G.O.Ms.No.181, MA&UD (H1) Dept. dated 06.09.2014.
2. From Sri Punyamanthula Appala Swamy & Smt. P.Malavi Devi, Valasapakala, Kakinada, E.G. District, Dated:21.02.2015.
3. Govt. Memo No.2617/H1/2015, Dated 15.03.2015.
4. From the DT&CP,AP., HYD Lr.3936/2011/R1, dt:03..02.2016.
5. Govt. Memo No.2617/H1/2015, Dated:13.05.2016.
6. From the DTCP, AP, Guntur, Lr.Roc.No.3936/2011/R1, dt:26.07.2016.
7. Govt. Memo No.2617/H1/2015, dt:01.02.2017.
8. From the DTCP, AP, Guntur, Lr.Roc.No.3936/2011/R1, dt:22.03.2017.
9. Govt. Memo No.11411/I2/2011, MA&UD (I2) Dept., Dated:30.06.2012.
10. Govt.Memo.No.2617/H1/2015, MA&UD (H1) Dept., Dt.12.05.2017
11. Andhra Pradesh Gazette No.101, Part-I, Dt.12.05.2017.
12. From the DT&CP, A.P., Guntur, Lr.Roc.No.3936/2011/R1, Dt.08.11.2017

***

ORDER:

The Draft variation to the land envisaged in Kakinada Municipal Corporation, Kakinada issued in the reference 10th cited was published in the Andhra Pradesh Gazette No.101, Part-I, Dt.12.05.2017 in the reference 11th cited. The Director of Town & Country Planning, AP, Guntur in the reference 8th read above has reported that, the Commissioner, Kakinada Municipal Corporation, Kakinada has informed that the applicant has paid an amount of Rs.14,672/- vide DD No.0095430, dt:09.12.2006 & 095341, dt:09.12.2006 towards Development / Conversion Charges for the proposed change of land use.

2. The Director of Town & Country Planning, AP, Guntur in the reference 12th read above, has reported that, the Commissioner, Kakinada Municipal Corporation, Kakinada has published the draft variation appendix notification one (1) in Deccan Chronicle (English version) one (1) in Visalandra (Telugu version) respectively on 28.06.2017 calling for objections/suggestions from the general public. Hence, the draft variation issued in the reference 10th cited is confirmed.

3. The appended notification will be published in the next issue of the Andhra Pradesh Gazette i.e., 30.01.2018.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Vijayawada.
The Director of Town and Country Planning, Andhra Pradesh, Guntur.
The Regional Deputy Director of Town Planning, Rajamahendravaram, E.G. District.
The Commissioner, Kakinada Municipal Corporation, Kakinada, E.G. District.

Copy to:
The individual through the Commissioner, Kakinada Municipal Corporation, Kakinada, E.G. District.
The District Collector, East Godavari District.
SF/SC.

// FORWARDED :: BY :: ORDER //

SECTION OFFICER
(P.T.O.)

APPENDIX
NOTIFICATION

The following variation to the Kakinada General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.63, MA., dated:30.01.1990 proposed to make in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in Sy.No.211/4P to an extent of 2355.33 sq.mts. of Kakinada Town and the boundaries of which are as shown in the schedule hereunder and which is earmarked as Public and Semi-public use in the General Town Planning Scheme (Master Plan) of Kakinada Town, sanctioned in G.O.Ms.No.389, MA, Dt:10.09.1975 is now designated for partly Residential use and partly General Commercial use by variation of change of land use basing on the Council Resolution No:50, dated:21.12.2010 as marked as “A, B, C, G and C, D, E, F, G” in the revised part proposed land use map bearing G.T.P. Map No.14/2017/R available in the Municipal Office of Kakinada Town, **subject to the following conditions that;**

1. The applicant shall obtain prior Technical Approval from the Competent Authority before commencement of any developmental activity in the site under reference.
2. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Existing A.C. Sheet roof sheds site of Smt. T. Ammajee Family.
East	:	Cheedela Pora Poramboke land
South	:	Existing 50’-0’’ wide military road.
West	:	Revenue site.

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER